

Exhibit B

Kin No. 3641
Location: 236 N. Central Avenue (201 West California Avenue), Glendale, California
Landlord: Sugensteve LLC (50%), Sugencole LLC (25%), and Sugengran LLC (25%)
Tenant: Sears Roebuck and Co.
Store No.

Bankruptcy Filed 10/15/2018

Landlord's Description Of Cure Claim	Amount
2018/2019 Real Estate Taxes 2 nd Half Parcel #5642015045 Due 4/1/2019	\$56,890.07
2018/2019 Real Estate Taxes 2 nd Half Parcel #5642015058 Due 4/1/2019	\$113,436.74
2018/2019 Real Estate Taxes 2 nd Half Parcel #5643020038 Due 4/1/2019	\$15,104.32
Reserve Landlord's rights, including but not limited to, the following:	
Unpaid utilities to third parties (including, but not limited to, water, sewer, stormwater, electric and gas)	t/b/d
Unpaid maintenance and repair costs to third parties	t/b/d
Unbilled CAM and utility charges (including, but not limited to, water, sewer, stormwater, electric and gas)	t/b/d
Remove outstanding permits and/or liens (if any)	t/b/d
CAM and Fee Reconciliations with third parties for pre-and post-petition time periods (if any)	
Legal Fees & Expenses (through 2/28/2019)	\$13,887.41
Post-Petition Inspection Fees and Deferred Maintenance:	
Anticipated to be Incurred Specific Maintenance/Repair expenses, including but not limited to those items listed below:	
HVAC	t/b/d
Roof	t/b/d
Parking Lot	t/b/d
Structural	t/b/d
Electrical	t/b/d
Inspection Costs	t/b/d
Cure Claim Not Less Than *	\$199,318.54

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Further documentation in support of these amounts will be provided directly to the Debtors as necessary and upon request. The Landlord reserves the right to modify, increase, supplement and adjust this Cure Claim as necessary or appropriate under the circumstances. Any additional or further documentation shall be deemed to have been filed as of the date hereof.

Kin No. 3362
Location: 423 Main Street, Hackensack, New Jersey
Landlord: Arcolo Limited Partnership (50%), Sugensteve LLC (25%), Sugencole LLC (12.5%),
and Sugengran LLC (12.5%)
Tenant: Sears Roebuck and Co.
Store No. 1094

Bankruptcy Filed 10/15/2018

Landlord's Description Of Cure Claim	Amount
Balance Rent Due 10/15/2018 (\$725.00 Due; \$362.50 Paid)	\$362.50
2019 2 nd Quarter Real Estate Taxes (due 5/1/2019)	\$108,510.00
Reserve Landlord's rights, including but not limited to, the following:	
2019 3 rd & 4 th Quarter Real Estate Taxes	t/b/d
Unpaid utilities to third parties (including, but not limited to, water, sewer, stormwater, electric and gas)	t/b/d
Unpaid maintenance and repair costs to third parties	t/b/d
Unbilled CAM and utility charges (including, but not limited to, water, sewer, stormwater, electric and gas)	t/b/d
Remove outstanding permits and/or liens (if any)	t/b/d
CAM and Fee Reconciliations with third parties for pre-and post-petition time periods (if an)	
Legal Fees & Expenses (through 2/28/2019)	\$13,887.29
Environmental – Current Compliance Obligations	t/b/d
Post-Petition Inspection Fees and Deferred Maintenance:	
Anticipated to be Incurred Specific Maintenance/Repair expenses, including but not limited to those items listed below:	
HVAC	t/b/d
Roof	t/b/d
Parking Lot	t/b/d
Structural	t/b/d
Electrical	t/b/d
Inspection Costs	t/b/d
Environmental –Ongoing Compliance Obligations	t/b/d
Cure Claim Not Less Than*	\$123,484.79

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Kin No. 3382
Location: 803 Male Road, Wind Gap, Pennsylvania
Landlord: Jeffrey Sandelman, Alison Schreier and Tracy Brewer, Successor Co-Trustees
Of the Pasan Trust
Mortgage/Note: Intervening Tenant: Gustine Wind Gap Assoc II Ltd.
Subtenant: Kmart Corporation
Store No. 3949

Bankruptcy Filed 10/15/2018

Landlord's Description Of Cure Claim	Amount
Reserve Landlord's rights, including but not limited to, the following:	
2019 School District Real Estate Taxes [estimate 2018 + 3%]	\$94,944.57
Unpaid Rent and other charges	t/b/d
Unpaid utilities to third parties (including, but not limited to, water, sewer, stormwater, electric and gas)	t/b/d
Unpaid maintenance and repair costs to third parties	t/b/d
Unbilled CAM and utility charges (including, but not limited to, water, sewer, stormwater, electric and gas)	t/b/d
Remove outstanding permits and/or liens (if any)	t/b/d
CAM and Fee Reconciliations with third parties for pre-and post-petition time periods (if an)	
Legal Fees & Expenses (through 2/28/2019)	\$13,887.29
<u>Post-Bankruptcy Inspections:</u>	
Roof	t/b/d
Parking Lot	t/b/d
Structural	t/b/d
HVAC	t/b/d
Electrical	t/b/d
Roof Inspection Cost	\$2,185.00
TOTAL DUE: *	\$111,016.86

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Kin No. 4036
Location: 660 West Winton Avenue, Haywood, California
Landlord: Hillsborough Associates (15%)
Tenant: Sears Roebuck and Co.
Store No. 1248

Bankruptcy Filed 10/15/2018

Landlord's Description Of Cure Claim	Amount
2018/2019 Real Estate Taxes 2 nd Half (Due 4/2019)	\$188,555.92
Reserve Landlord's rights, including but not limited to, the following:	
Unpaid utilities to third parties (including, but not limited to, water, sewer, stormwater, electric and gas)	t/b/d
Unpaid maintenance and repair costs to third parties	t/b/d
Unbilled CAM and utility charges (including, but not limited to, water, sewer, stormwater, electric and gas)	t/b/d
Remove outstanding permits and/or liens (if any)	t/b/d
CAM and Fee Reconciliations with third parties for pre-and post-petition time periods (if any)	
Legal Fees & Expenses (through 2/28/2019)	\$13,887.28
Post-Petition Inspection Fees and Deferred Maintenance:	
Anticipated to be Incurred Specific Maintenance/Repair expenses, including but not limited to those items listed below:	
HVAC	t/b/d
Roof	t/b/d
Parking Lot	t/b/d
Structural	t/b/d
Electrical	t/b/d
Inspection Costs	t/b/d
Cure Claim Not Less Than *	\$202,443.20

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Kin No. 3375
Location: 1820 East Race Street, Allentown, Pennsylvania
Landlord: Musue LLC (50%) and Hareff LLC (50%)
Tenant: Innovel Solutions, Inc.
Store No. 8744

Bankruptcy Filed 10/15/2018

Landlord's Description Of Cure Claim	Amount
County of LeHigh Tax Collector – Copies of tax receipts	\$10.00
2019 Hanover Township Real Estate Taxes (due 5/31/2019)	\$6,255.09
2019 County of Lehigh Real Estate Taxes (due 5/31/2019)	\$136.70
2019-2020 Hanover Township School District Real Estate Taxes (due 7/2019) (Estimate 2018 + 3%)	\$33,568.80
Reserve Landlord's rights, including but not limited to, the following:	
Unpaid utilities to third parties (including, but not limited to, water, sewer, stormwater, electric and gas)	t/b/d
Unpaid maintenance and repair costs to third parties	t/b/d
Unbilled CAM and utility charges (including, but not limited to, water, sewer, stormwater, electric and gas)	t/b/d
Remove outstanding permits and/or liens (if any)	t/b/d
CAM and Fee Reconciliations with third parties for pre-and post-petition time periods (if any)	
Legal Fees & Expenses (through 2/28/2019)	\$13,887.29
 Cure Claim Not Less Than*	 \$53,857.88

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Kin No. 3439
Location: One Kresge Road, Fairless Hills, Pennsylvania
Landlord: Fairsan Company LLC
Tenant: Kmart Corporation
Store No. 8275

Bankruptcy Filed 10/15/2018

Landlord's Description Of Cure Claim	Amount
2019 Falls Township Real Estate Taxes [due 4/30/2019]	\$96,461.75
Reserve Landlord's rights, including but not limited to, the following:	
2019-2020 Falls Township School District Real Estate Taxes	t/b/d
Unpaid utilities to third parties (including, but not limited to, water, sewer, stormwater, electric and gas)	t/b/d
Unpaid maintenance and repair costs to third parties	t/b/d
Unbilled CAM and utility charges (including, but not limited to, water, sewer, stormwater, electric and gas)	t/b/d
Remove outstanding permits and/or liens (if any)	t/b/d
CAM and Fee Reconciliations with third parties for pre-and post-petition time periods (if an)	
Legal Fees & Expenses (through 2/28/2019)	\$13,887.29
Post-Petition Inspection Fees and Deferred Maintenance:	
Anticipated to be Incurred Specific Maintenance/Repair expenses, including but not limited to those items listed below:	
HVAC	t/b/d
Roof	t/b/d
Parking Lot	t/b/d
Structural	t/b/d
Electrical	t/b/d
Inspection Costs	t/b/d
Cure Claim Not Less Than *	\$110,349.04

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Kin No. 3266
Location: 7701/7705 Broadview Road, Seven Hills, Ohio
Landlord: Fundamentals Company LLC (50%) and Aleff LLC (50%)
Tenant: Kmart Corporation
Store No. K-3013

Bankruptcy Filed 10/15/2018

Landlord's Description Of Cure Claim	Amount
Water/Sewer/Stormwater Charges (billed 8/10/2018) [billed \$20,097.82; paid \$19,856.44]	\$241.38
Stormwater Charges (billed 10/15/2018)	\$2,127.48
Stormwater Charges (billed 4/2/2019)	\$3,545.80
2018 1 st Half Taxes (paid by Tenant directly to taxing authority)	\$0.00
2018 2 nd Half Taxes (paid by Landlord, Landlord to be reimbursed)	\$60,284.53
April Rent [\$20,833.34 - \$1,894.76 concession]	\$18,938.58
Reserve Landlord's rights, including but not limited to, the following:	
2019 Real Estate Taxes (due 1/2020 and 7/2020)	t/b/d
Unpaid utilities to third parties (including, but not limited to, water, sewer, stormwater, electric and gas)	t/b/d
Unpaid maintenance and repair costs to third parties	t/b/d
Unbilled CAM and utility charges (including, but not limited to, water, sewer, stormwater, electric and gas)	t/b/d
Remove outstanding permits and/or liens (if any)	t/b/d
CAM and Fee Reconciliations with third parties for pre-and post-petition time periods (if any)	t/b/d
Legal Fees & Expenses (through 2/28/2019)	\$13,887.29
Post-Petition Inspection Fees and Deferred Maintenance:	
Anticipated to be Incurred Specific Maintenance/Repair expenses, including but not limited to those items listed below:	
HVAC – remove abandoned units	\$154,500.00
Roof	\$8,000.00
Parking Lot	\$675,000.00
Fire Sprinkler System/Electrical	\$500.00
Convert Novar lighting control system to local system	\$1,000.00
Inspection Costs	t/b/d
Structural	t/b/d
Cure Claim Not Less Than *	\$938,025.06

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